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**Cc:** [Barbara Nann](#); [Dipanjana Bhattacharya](#); [Susan Roddy](#); [Charles Faultry](#); [Sam Coleman](#)  
**Subject:** Gulfco Zoning  
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Don,

I checked the City of Freeport's zoning for Gulfco, as follows:

1. North of Marlin Ave (area contains wetlands & former impoundments): heavy manufacturing (M-2);
2. South of Marlin Ave (next to Intracoastal Waterway, contains tank farm): heavy waterfront (W-3).

Neither of these zoning districts allows new buildings for dwelling purposes, EXCEPT that security or caretakers employed there can also live there. So, the zoning restrictions do allow residential use under certain conditions; and for an industrial future site use scenario, additional institutional controls would be needed to prevent residential use.

Regards,

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